

115.0

Map

0002

Block

0038.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 611,200 /

USE VALUE: 611,200 /

ASSESSed: 611,200 /

Total Card /

Total Parcel

611,200

611,200

611,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City	
189		FOREST ST, ARLINGTON	

OWNERSHIP

Unit #:

Owner 1:	DOWNIE DAVID S-ETAL	
Owner 2:	DRANDSON MARY J	
Owner 3:		
Street 1:	189 FOREST ST	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry:
Postal:	02474	Own Occ: Y
	Type:	

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 10,212 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1915, having primarily Wood Shingle Exterior and 922 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	8	Ledge
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10212		Sq. Ft.	Site		0	70.	0.64	5			Topo	-10					457,606						457,600	

EXTERIOR INFORMATION

Type:	15	- Old Style
Sty Ht:	1H	- 1 & 1/2 Sty
(Liv) Units:	1	Total: 1
Foundation:	3	- BrickorStone
Frame:	1	- Wood
Prime Wall:	1	- Wood Shingle
Sec Wall:	5	- Asbestos 20 %
Roof Struct:	1	- Gable
Roof Cover:	1	- Asphalt Shgl
Color:	NATURAL	
View / Desir:		

GENERAL INFORMATION

Grade:	C	- Average
Year Blt:	1915	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdic:		Fact:
Const Mod:		
Lump Sum Adj:		

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall:	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	1 - Plywood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	75	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall:		% Sprinkled:	

MOBILE HOME

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	19X20	A	PR	1925	21.58	T	64	101			3,000			3,000